Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com







Contemporary renovated luxury villa for sale in the heart of Nueva Andalucia's golf valley, Marbella

Marbella Area

House | Plot 1370 m² | Built 300 m² | Terrace 170 m² | 5 | 4 | Ref. 156775

2.750.000 €

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com

Modernised luxury villa for sale with spacious terraces in Nueva Andalucia, Marbella

NOW OFF MARKET - UNDER CONTRACT

PROPERTY HIGHLIGHTS

- Steps away from amenities and golf courses.
- Animated outdoor areas.

THE LOCATION

Conveniently located in a residential residential area of Nueva Andalucia's golf valley.
Surrounded by several prestigious golf courses including Aloha, Las Brisas and Los Naranjos.
Walking distance to local amenities including many restaurants and supermarkets in Nueva Andalucia.
Just a few minutes' drive to Puerto Banus and the beach.

THE VILLA

In figures:

Plot size: 1.370m²
Built-up area: 470m²
Interior area: 300m²
Surface terraces: 170m²
Parking area: 152m²
Bar + Solarium: 64m²
Pool area: 162m²
5 bedrooms, 4+1 bathrooms
2 levels of living + solarium

General:

A spacious, flat plot completely fenced by high cypress trees.
A large swimming pool with adjacent sun terrace equipped with a bar, outdoor shower and sun loungers.
Open and covered terraces with various chill-out facilities.

An attached pergola terrace with an outdoor kitchen and an 'al fresco dining' area.
The stairwell opens onto the third floor where you can completely relax on the roof terrace.

The villa itself:

Renovated, detached villa.
The villa's architectural design exudes **modern sophistication**, with a visually stunning motif that alternates beautifully between black and white colours.
A motorised gate gives access to the private parking and to a long, lighted path leading to the covered porch.
A large open-plan living space with a lounge and integrated dining room and kitchen.
The kitchen is complete and provides a breakfast bar.
High sliding windows with recessed frames generate plenty of natural light and also offer a seamless transition to the terraces.
A total of 5 bedrooms, 4 bathrooms and 1 guest toilet.
The master suite has a dressing area and provides access to the terrace.
One of the rooms has been converted into an office space.
Indoor parking for 3 cars.

Other features:

Air conditioning.
Fireplace.
Cream-coloured, ceramic floors.
Fitted wardrobes.
Alarm system.
Exterior lighting.
Outdoor shower.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com









Contemporary renovated luxury villa for sale in the heart of Nueva Andalucia's golf valley, Marbella

Marbella Area

House | Plot 1370 m² | Built 300 m² | Terrace 170 m² | 5 | 4 | Ref. 156775 | 2.750.000 €

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








Contemporary renovated luxury villa for sale in the heart of Nueva Andalucia's golf valley, Marbella

Marbella Area

House | Plot 1370 m² | Built 300 m² | Terrace 170 m² | 5 | 4 | Ref. 156775 | **2.750.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








Contemporary renovated luxury villa for sale in the heart of Nueva Andalucia's golf valley, Marbella

Marbella Area

House | Plot 1370 m² | Built 300 m² | Terrace 170 m² | 5 | 4 | Ref. 156775 | 2.750.000 €

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com












Contemporary renovated luxury villa for sale in the heart of Nueva Andalucia's golf valley, Marbella

Marbella Area

House | Plot 1370 m² | Built 300 m² | Terrace 170 m² | 5 | 4 | Ref. 156775 | **2.750.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








Contemporary renovated luxury villa for sale in the heart of Nueva Andalucia's golf valley, Marbella

Marbella Area

House | Plot 1370 m² | Built 300 m² | Terrace 170 m² | 5 | 4 | Ref. 156775 | **2.750.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








Contemporary renovated luxury villa for sale in the heart of Nueva Andalucia's golf valley, Marbella

Marbella Area

House | Plot 1370 m² | Built 300 m² | Terrace 170 m² | 5 | 4 | Ref. 156775 | **2.750.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








Contemporary renovated luxury villa for sale in the heart of Nueva Andalucia's golf valley, Marbella

Marbella Area

House | Plot 1370 m² | Built 300 m² | Terrace 170 m² | 5 | 4 | Ref. 156775 | **2.750.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








Contemporary renovated luxury villa for sale in the heart of Nueva Andalucia's golf valley, Marbella

Marbella Area

House | Plot 1370 m² | Built 300 m² | Terrace 170 m² | 5 | 4 | Ref. 156775 | **2.750.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com













Contemporary renovated luxury villa for sale in the heart of Nueva Andalucia's golf valley, Marbella

Marbella Area

House | Plot 1370 m² | Built 300 m² | Terrace 170 m² | 5 | 4 | Ref. 156775 | **2.750.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








Contemporary renovated luxury villa for sale in the heart of Nueva Andalucia's golf valley, Marbella

Marbella Area

House | Plot 1370 m² | Built 300 m² | Terrace 170 m² | 5 | 4 | Ref. 156775 | 2.750.000 €

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com







Contemporary renovated luxury villa for sale in the heart of Nueva Andalucia's golf valley, Marbella

Marbella Area

House | Plot 1370 m² | Built 300 m² | Terrace 170 m² | 5 | 4 | Ref. 156775 | **2.750.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.